

## **Eagles Nest Property Homeowners Association**

P O Box 23420  
Silverthorne, CO 80498

### Minutes of HOA meeting August 12, 2010

Present: Mollie Brunetti, John Ahlquist, Stuart Richardson, Al Sanborn, Vince Lanuza, Dave Anderson, George Resseguie, Pinki Faux, Rich Waterman

Minutes of July 8 approved.

Marcus and Sandy Bressler, owners of 28 Glen Place, appeared to discuss a dues dispute.

#### New HOA law:

The agreement of the legal community within Eagles Nest says ENPHA will have to file and pay \$50/year. George Resseguie will tell the sub-associations about the new law so they will be aware.

#### Ranch open space acquisition:

If the homeowner whose dog run encroaches on the open space removes the run, as he has agreed to do, we will continue the process of acquiring the open space.

#### Manager reports:

John Ahlquist reported that a compliance sign violation was taken care of.

Stuart Richardson reported that 5800 trees had been sprayed at a cost of \$65,000. Some homeowners contracted privately to spray their trees. In the past few years we have lost about 20% of our trees and saved 80%. There were 15 lots with trees that were deemed dangerous to passersby. Eleven homeowners removed the trees.

#### Flowers at Eagles Nest entrance

Dave Anderson explained that the flowers were in bad shape because the worker in charge of irrigation reduced the watering time and there was also a malfunction in one sprinkler head. Also, fewer flats of pansies were planted this year. The HOA will get a credit from the supplier, who was able to resell the unused flats.

#### Financial

George Resseguie reported that continuing collection efforts will be made to 3 homeowners who haven't yet paid their dues. He also reported that 182 people

attended the annual picnic, which resulted in a shortfall of \$2500. It was suggested that actual US mail will be used next year to announce the picnic.

DRC:

Pinki Faux reported that there are no new projects. Board discussed the problem of older homes falling into disrepair. Mollie will draft a letter to be sent to these homeowners to notify them that their properties must be kept in good repair.

Board approved the In Manager contract for the coming year.

Meeting adjourned at 5:30

Submitted by  
Mollie Brunetti, secretary

### August 2010 Managers Report Stuart Richardson Manager

#### Tree Spraying

The Only activity in this area has been the recounting of several lots to rectify the invoiced amounts, and the determination as to whether to continue the spraying program next year. I have contacted the Town and they are deferring to conduct another Town survey to determine this season's beetle kill. To this effort I have contacted Katie Larson, who conducted the last Town survey, to determine a cost to resurvey Eagles Nest. I will make this recommendation at the September HOA Board Meeting... I have contacted the State Forestry entomologist Sky Stevens and asked her professional opinion. She has not flown directly over Silverthorne but her observations to the north of us indicate that the beetles are still active and are moving onto trees with smaller diameters. I asked her recommendations and she felt that since we have had an active prevention program and had saved many of our trees it would still be prudent to spray and maintain our proactive spray program. The infestation will continue with the beetles attacking the smaller trees, but their success will diminish and the epidemic will eventually die out.

#### Tree Safety Program

From the initiation of this program to identify and remove trees which could fall on sidewalks and roads, the homeowner's response has been mixed. Of the lots initially identified only two lots remain which have multiple trees to be removed. One of these residents has indicated they would remove the trees shortly and the other has made no reply. The contact with all remaining lot owners with tree safety problems is continuing. With Aspen trees being the primary safety culprit, their frequent deaths will cause a continuing problem.

### Open Space Tree Cutting Removal

All Town identified diseased trees in our open spaces were removed in our July and August tree removal program. This cutting program also removed dead trees which could potentially fall on our open space trails. I propose an early fall resurvey of our trails to indicate if any trees with should be removed for safety reasons.

### Community Center Activities

During August the Community Center had three paid social events and one sub association meeting. I continued with a very active weed spraying program principally spraying thistles which were missed in earlier campaigns... Our multi year toad flax campaign is continuing and now we have very few plants left.

All mechanical systems are working correctly and no problems have been noted. The portable toilet will be removed in early September

### Contracts

For next Years budgets estimation purposes I met with the Raven to discuss next year's contract requirements and what remains to be done this contract year. We discussed the failure of the pansy gardens at the South Golden Road entrance and how to tackle this problem next year. We both felt that the primary cause was an irrigation failure in June which stressed the new plants. During this period it was very hot and dry and the pansies did not handle this well. For next year we are going to reschedule the center island irrigation system to come on every day and irrigate twice daily.

### Weed Spraying

During the course of the summer 47 residents checked out the sprayers to handle their own weed spraying operations. No problems were noted in this popular program. These sprayers were also used in the cleanup phase of the Community weed spraying program. Crews went out and sprayed the lots which were missed by the commercial sprayer. I continued the open space spraying program and again hit the open spaces along Kestrel, Two Cabins, Falcon, Golden Eagle, and behind the Community Center.